

Subject: Re: Parcel Reconfiguration Affecting Your Parcel APN 5136-023-032
From: Donald Duckworth <duckworth.donald@gmail.com>
Date: 05/03/2018 08:39 PM
To: Thomas Klugman <tom@safcocapital.com>
CC: Moises Gomez <moises@lani.org>, Rebecca Drapper <rebecca@lani.org>

Thank you Tom.

I've copied Mo Gomez, the BLQ-Pico BID Manager, and Rebecca Drapper, his supervisor at LANI (Los Angeles Neighborhood Initiative) who are in charge of day-to-day BID operations. I think it will be most productive that your discussion of BID work be conducted directly with Mo. I have asked that he telephone or email asap.

Notwithstanding that, I am always available to assist you at any time. Thank you for supporting the BID renewal. It's a good decision that benefits your properties.

On Thu, May 3, 2018 at 12:12 PM, Thomas Klugman <tom@safcocapital.com> <<mailto:tom@safcocapital.com>> wrote:

Hello Donald,

Just wanted to let you know that I guess my superior spoke to Mr. Chavez.

He has agreed to sign the document.

Please find it attached.

I have printed a scan copy for our records and mailed the original to the address on the bottom of the page.

Please call me later so that we can further discuss the BID – so I can be more up to date of the work performed.

Thank you

Thomas S. Klugman
1850 S. Sepulveda Boulevard
Los Angeles, California 90025
(310) 473-9500
(310) 478-9499 FAX

Re: Parcel Reconfiguration Affecting Your Parcel...

From: Donald Duckworth [<mailto:duckworth.donald@gmail.com>
<<mailto:duckworth.donald@gmail.com>>]
Sent: Monday, April 02, 2018 7:10 PM
To: Tom Klugman <Tom@safcocapital.com <<mailto:Tom@safcocapital.com>> >
Cc: Dennis Rader <dennis.rader@lacity.org <<mailto:dennis.rader@lacity.org>> >;
Moises Gomez <moises@lani.org <<mailto:moises@lani.org>> >; Rebecca Drapper
<rebecca@lani.org <<mailto:rebecca@lani.org>> >; Arturo Chavez <arturo.chavez@lacity.org
<<mailto:arturo.chavez@lacity.org>> >
Subject: Parcel Reconfiguration Affecting Your Parcel APN 5136-023-032

This email is in follow-up to our previous meeting and telephone discussion regarding the referenced APN and the BLQ-Pico BID renewal support request we have presented to you.

When the BLQ-Pico BID was first formed effective January 1, 2014, a predecessor parcel was designated APN 5136-023-030 and assessed for 33,351 sf of parcel area, 0 sf of improvement area, 209 linear ft of Pico frontage, and 160 linear ft of non-Pico street frontage. The map of that parcel is attached, which appears smaller than the current Assessor's Parcel Map. We believe that 3 separate parcels were combined to form the new parcel, -032, but have no details. Perhaps your purchase records contain such details. The parcel ownership was listed as Alejo Properties LLC and Mr. Ben Bequer signed the BID formation petition. The BID assessment was \$732.81.

The BLQ-Pico BID renewal slated to take effect January 1, 2019 reflects changes that ownership made in that parcel, which is now designated APN 5136-023-032 and has 73,876 sf of parcel area, 56,922 sf of improvement area, 209 linear ft of Pico frontage, and 160 linear ft of non-Pico street frontage. The map of that parcel is attached. The parcel ownership was listed as Pico & Alvarado Los Angeles LLC. The proposed BID assessment is \$2,976.80.

The City of Los Angeles City Clerk's Office, copied on this email, reviewed and approved the above parcel related data for each BID formation. Mr. Dennis Rader, Data Supervisor for that office has offered to try to answer any questions you may have.

We hope that this information answers your questions about the BID renewal proposal and that you can now sign (2 places) and return the Petition we have provided.

Also attached is another copy of the BID Renewal Proposal brochure.

Please let me know how we can assist you in any way. Thank you.

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— Attachments: —

image001.jpg

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